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**UNITED STATES DISTRICT COURT
DISTRICT OF NEVADA**

NATIONSTAR MORTGAGE LLC, a foreign
corporation doing business in Clark County
Nevada; FEDERAL NATIONAL
MORTGAGE ASSOCIATION, a government
sponsored enterprise, and FEDERAL
HOUSING FINANCE AGENCY, as
Conservator of Fannie Mae,

Plaintiffs,

v.

Case No. 2:15-cv-00267-RFB-NJK

**STIPULATION AND ORDER
EXTENDING DEADLINE FOR
NATIONSTAR MORTGAGE, FEDERAL
NATIONAL MORTGAGE
ASSOCIATION AND THE FEDERAL
HOUSING FINANCE AGENCY TO
RESPOND TO SFR INVESTMENTS
POOL 1 LLC'S MOTION TO DISMISS
(First Request)**

SFR INVESTMENTS POOL I, LLC, a Nevada
Limited Liability Company; TALASERA AND
VICANTO HOMEOWNERS ASSOCIATION, a
Nevada Nonprofit Corporation,

Defendants.

COMES NATIONSTAR MORTGAGE, LLC (hereinafter “Nationstar”) and FEDERAL
NATIONAL MORTGAGE ASSOCIATION (“Fannie Mae”) on the one hand by and through their
counsel of record Thomas N. Beckom, Esq of the law firm of McCarthy & Holthus LLP; the
FEDERAL HOUSING FINANCE AGENCY (“FHFA”) by and through their counsel of record
Asim Varma, Esq of the law firm of Arnold and Porter LLP and Leslie Bryan Hart of the law firm
of Fennemore Craig, P.C., and SFR INVESTMENTS POOL 1, LLC by and through their counsel
of record Jacqueline Gilbert, Esq of the law firm of Howard Kim and Associates and hereby file
this Stipulation and Order Extending the Deadlines for Nationstar, Fannie Mae, and the FHFA to
respond to SFR’s Motion to Dismiss filed on April 17, 2015 pursuant to LR 6-1.

RECITALS

1. On April 17, 2015 SFR filed a Motion to Dismiss the Quiet Title Complaint filed by
Nationstar, Fannie Mae, and the FHFA. Currently responses are due by May 4, 2015 and
as such this stipulation has been filed timely pursuant to LR 6-1.
2. Nationstar, Fannie Mae, and the FHFA have not previously asked for extension to respond
to this motion.
3. Nationstar, Fannie Mae, and the FHFA respectfully request additional time to respond to
SFR’s Motion as SFR, by way of the Motion to Dismiss, has raised new, important, and
unique defenses to the application of certain federal statutes in the complaint. The
resolution of these claims will have implications district wide to the current Homeowners
Association foreclosure issue in light of the Nevada Supreme Court’s opinion in *SFR Invs.*
Pool I, LLC v. U.S. Bank N.A. 334 P.3d 408 (2014).

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4. Given the importance and breadth of this issue, Nationstar, Fannie Mae, and the FHFA respectfully request additional time to brief this matter so that these legal issues may be properly presented to the court.

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STIPULATION

It is hereby **STIPULATED** that Nationstar, Fannie Mae, and the FHFA shall have until June 3, 2015 to respond to SFR's Motion to Dismiss filed April 17, 2015.

DATED this 23rd day of April, 2015

DATED this 22nd day of April, 2015

HOWARD KIM & ASSOCIATES

McCARTHY & HOLTHUS, LLP

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DATED this 22nd day of April, 2015

DATED this 22nd day of April, 2015

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ORDER

IT IS SO ORDERED:


 RICHARD F. BOULWARE, II
 United States District Judge

DATED this 24 day of April, 2015.